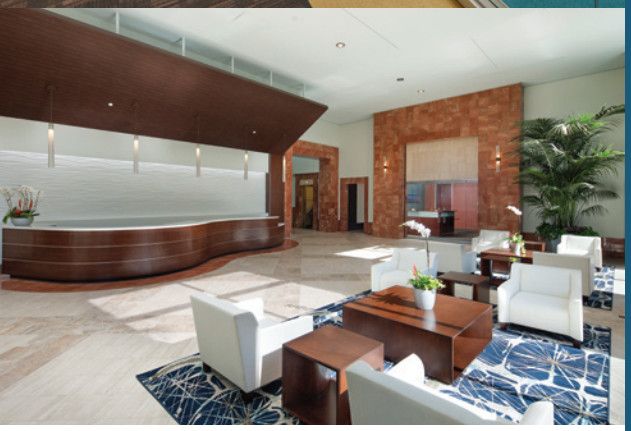
INTRODUCING TOPAZ.

The Waterfront Business Address for Creative Minds.

TOPAZ
SAN PEDRO WATERFRONT

222 West Sixth Street
San Pedro, CA 90731



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FACTS

Featuring panoramic, interactive water views from nearly every floor, Topaz offers a progressive, contemporary work environment that utilizes sustainable practices throughout. The prominent waterfront location is in the midst of the highly amenitized, beachfront community of San Pedro. The downtown district is ranked as one of the most enviable and safest locations in all of Los Angeles County. Easy access to all parts of Southern California via the 110, 405 and 710 freeways, combined with Topaz's work environment, waterfront views, amenities and signature architecture, makes this a prestigious business address for progressive and growing companies.

- 11 Stories of Class A Office Space
- Expansive Waterfront Location and Views
- Easy and immediate ingress/egress via 110, 405 and 710 Freeways
- Walkable Downtown Location with Abundant Amenities
- Dramatically Renovated Modernist Lobby and Common Areas
- Enhanced Building Systems
- Redundant Fiber Options
- Electrical Vehicle Charging Stations
- Signature Bikes and Bike Racks for Exclusive Use by Topaz Tenants
- Ample Parking

Building Size: 292,540 SF **Floor Plates:** 24,740 SF **Parking:** 3/1,000 SF

For more information please contact:

Dave Smith
Lic. 00991425
+1 310 363 4887
dave.smith@cbre.com

Mike Harry
Lic. 00094040
+1 310 363 4980
mike.harry@cbre.com

Tim Vaughan
Lic. 00902652
+1 310 363 4888
tim.vaughan@cbre.com